

**WILLIAM RAWN ASSOCIATES**  
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**MEETING NOTES**

**MEETING#: Community Meeting #1**

**DATE: 2014-01-08**  
**DATE ISSUED: 2015-02-6**

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**Project:** King Open/ Cambridge Upper  
**By:** Jeffrey Olinger  
**Project #:** 21411

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**ATTENDEES from City, School Administration, and  
Design Team (members of the public – see attached  
sign in sheet)**

Rich Rossi  
Lisa Peterson  
Fred Fantini  
Kathleen Kelly  
Tim Toomey  
Jeff Young  
James Maloney  
Darrell Williams  
Manuel Fernandez

Susan Flannery  
Michael Black  
Dick Burdette  
Marjorie Decker  
Jen Mason  
Dana Ham  
Ellen Semonoff  
Paul Ryder  
Adam Corbeil

Chris Neil  
Bill Rawn  
Cliff Gayley  
Kevin Bergeron  
Sam Lasky  
Sindu Meier  
Jeff Olinger

**Distribution:** Attendees, WRA team

New Business	Action
<b>1.0 NEW BUILDING</b>  1.1 <b>Where will Valente Library go in the interim?</b>  1.2 <b>There are (2) schools on the site, but they share a number of programs.</b>  1.2.1 What will the nature of the new library connection be?  1.2.2 Each school currently has a separate library, should they be combined?  1.2.3 The new building should group shared elements as much possible, and look for potential overlaps (i.e. city sprouts)  1.2.4 Areas of physical activity should be separated by age  1.3 <b>How will the new building make the Auditorium, Pool, and Library feel like a real place? A public unit.</b>  1.3.1 The community would like for these facilities to feel like they are accessible to the public.  1.3.2 The new building should be a hub of civic activity.  1.4 <b>Architects should hold design sessions with the kids &amp; students.</b>  1.4.1 The students have wonderful insights into the environment they use.  1.4.2 The designers should try to embed themselves in a school day to	

<p>really get a sense for how the students use the building.</p> <p><b>1.5 Community would like to keep/integrate artwork, memorabilia, and plaques of existing school.</b></p> <p>1.5.1 Artwork should be recreated in other forms if need be.</p> <p>1.5.2 Care should be taken to infuse the school's artwork with the new building.</p> <p>1.5.3 The designers should look for spots in the school for regularly updated artwork, as well as art work that changes annually.</p> <p><b>1.6 Will the addition of the Administrative program add length to the construction schedule?</b></p> <p>1.6.1 Would cutting the Admin program get the students into the building earlier?</p> <p>1.6.2 What is the percentage of program that the administrative program will take up?</p> <p>1.6.3 City of Cambridge: Based on preliminary estimates, the new administrative facilities will take up approximately 8% of the new building program.</p> <p><b>1.7 Will the addition of Administrative staff to the site upset the ratio of adults to children?</b></p> <p>1.7.1 The community is concerned that the school will feel like it is less for children, more for adults if the administrative space is too present.</p> <p>1.7.2 Concern that small children will feel overwhelmed by the presence of too many adults.</p> <p><b>1.8 What is the square footage of the existing building?</b></p> <p>1.8.1 Michael Black: there are currently approximately 114,000 sf of school and library on site now.</p> <p><b>1.9 What is the square footage of the Thorndike Administrative Building?</b></p> <p>1.9.1 Will the new administrative spaces be larger or smaller that Thorndike?</p> <p><b>1.10 The new building should take care to retain the spirit of King Open: Openness, is a core value for the school (both physical and cultural)</b></p> <p>1.10.1 There is a concern that recent security concerns will limit the sense of openness.</p> <p>1.10.2 The new building should maintain &amp; expand the sense of openness.</p>	
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<p>1.10.3 The building should feel like a welcoming environment for the community.</p> <p><b>1.11 The community is concerned that the addition of the administrative program will make the project too dense, and overpower the other programs on site.</b></p> <p><b>1.12 The community believes that it is the teachers that make the school.</b></p> <p>1.12.1 Designers can learn a lot from the teachers</p> <p><b>1.13 The new building should be light filled.</b></p> <p>1.13.1 There should be a strong day lighting experience throughout the project</p> <p><b>1.14The density of the neighborhood compels the project to accommodate as much open space as possible.</b></p> <p>1.14.1 Courtyards and gardens will help with open space</p> <p><b>1.15 A year round pool would be welcomed.</b></p> <p>1.15.1 The current pool season is only 2 months long and feels too short</p> <p>1.15.2 Idea of an open air pool in the summer and closed the rest of the year.</p> <p><b>1.16 Openness @ School:</b></p> <p>1.16.1 Social Justice</p> <p>1.16.2 Flexibility</p> <p>1.16.3 Learn from the teachers</p> <p>1.16.4 Legacy of openness in school is a reason that many parents send their kids to the schools.</p> <p><b>1.17 Openness in Learning Spaces:</b></p> <p>1.17.1 How will the new building create open, secure learning spaces?</p> <p>1.17.2 How will doors &amp; entrances work?</p> <p>1.17.3 How will the new design balance openness &amp; security?</p> <p>1.17.4 The new design should take to minimize cross traffic between big kids and little kids.</p> <p><b>1.18 Openness in new Building Architecture:</b></p> <p>1.18.1 Community would like to see what is happening on the inside of the building.</p> <p>1.18.2 Student projects should be on display.</p> <p>1.18.3 The design team should learn about the school's creative programs.</p> <p>1.18.4 The new building should integrate the making of art in the new</p>	
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<p>design, and showcase the activity as much as possible.</p> <p><b>1.19 There is a very rich extended day program.</b></p> <p>1.19.1 The program needs a discreet space given all of the programs</p> <p><b>1.20 The new building should echo the idea of welcoming as you enter.</b></p> <p>1.20.1 People arrive from many different experiences.</p> <p>1.20.2 Natural light helps to feel welcome.</p> <p>1.20.3 There should be a comfortable space for parents.</p> <p><b>1.21 What can we learn from new Putnam Ave. school?</b></p> <p>1.21.1 New maker spaces?</p> <p>1.21.2 Design labs?</p> <p>1.21.3 What is the hot new stuff?</p> <p><b>1.22 Shared Spaces have a lot of meaning to the students/community.</b></p> <p>1.22.1 Should there be separate gyms for the students?</p> <p>1.22.2 What can be available in the summer to the community?</p> <p>1.22.3 The upper school kids are currently going to Frisoli center</p> <p>1.22.4 Bad weather makes this trip challenging &amp; messy for the school.</p> <p><b>1.23 The new building should have breakout spaces for restorative practice</b></p> <p><b>1.24 The new building should have a dedicated space for volunteer parents.</b></p> <p><b>1.25 CSUS should have a more distinguished name relating to social justice.</b></p> <p>1.25.1 Nelson Mandela Upper School?</p> <p><b>1.26 The new building should have a welcoming space for families.</b></p> <p><b>1.27 The new building should be able to host a community meeting with food.</b></p> <p><b>1.28 The new building should have a venue that encourages community interaction.</b></p> <p><b>1.29 In the new building can the cafeteria be divided by age?</b></p> <p><b>2.0 NEIGHBORHOOD</b></p> <p><b>2.1 More frequent bus runs might help to reduce onsite parking.</b></p> <p>2.1.1 The appearance of more surface parking on the site is undesirable.</p> <p>2.1.2 The community would like to increase access to public transportation in general, and specifically to accommodate potential added site traffic from the administration program</p> <p><b>2.2 New Police Station location has increased the frequency of speeding Police Cars along Cambridge Street.</b></p> <p>2.2.1 Added care should be taken to minimize the overlap of small children with Cambridge Street.</p>	
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<p>2.2.2 Emergency vehicles may create potential sound control issue inside of classrooms.</p> <p><b>2.3 Wide sidewalks help to minimize pedestrian &amp; vehicular conflicts.</b></p> <p>2.3.1 The narrow sidewalks along Willow Street create pedestrian congestion &amp; poor parking conditions for vehicles.</p> <p>2.3.2 Berkshire Street has a generous sidewalk that feels as though it is able to accommodate the pedestrian flows.</p> <p>2.3.3 Wide Cambridge Street sidewalks help to separate traffic from pedestrians, but doesn't feel great to walk down.</p> <p><b>2.4 Abundant shade trees are desirable to help integrate the site with pedestrian traffic.</b></p> <p>2.4.1 The community really likes the Valente reading garden.</p> <p>2.4.2 They would like to have more moments on the site where they can sit under trees.</p> <p><b>2.5 Existing trees help to anchor the site within the community.</b></p> <p>2.5.1 Big tree on Cambridge Street is iconic for the school.</p> <p>2.5.2 The community would like to preserve as many of the great trees on the site as possible.</p> <p><b>3.0 SITE</b></p> <p><b>3.1 Retain and expand (if possible) the amount of open space on the site.</b></p> <p>3.1.1 Would prefer to have a taller building rather than a reduction in open space.</p> <p>3.1.2 Would prefer to have greater connections through the site via open space.</p> <p><b>3.2 Don't build to the sidewalk</b></p> <p>3.2.1 Allow for a setback from the sidewalk to provide a transition into the building.</p> <p><b>3.3 Question of height, how tall is this building going to be.</b></p> <p>3.3.1 Young children may not be able to handle a lot of stairs.</p> <p>3.3.2 Big kids might be able to handle more building levels.</p> <p><b>3.4 Parking and vehicular access a major community concern.</b></p> <p>3.4.1 Underground parking may be a good solution for handling parking volume.</p> <p>3.4.2 Morning drop off a major parent concern.</p>	
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<p><b>3.5 Rodent control during construction is a major community concern.</b></p> <p>3.5.1 The neighborhood is dense, and is readily impacted by construction activity.</p> <p>3.5.2 Recent construction activity has disturbed the local rodent population.</p> <p>3.5.3 The community would like to have a proactive rodent management plan during construction of new project.</p> <p><b>3.6 Donnelly field will not be a part of this project.</b></p> <p>3.6.1 The softball fields are beyond the scope of the project.</p> <p>3.6.2 Community members identified a swath of park east of the Frisoli Center that might be a good candidate for public gardens / amenities.</p> <p><b>3.7 Community would like to see a much stronger connection between Donnelly Field &amp; New Project</b></p> <p>3.7.1 The new project might have a major moment of transparency from Cambridge Street through to Donnelly.</p> <p>3.7.2 The site edge with Donnelly is very active</p> <p><b>3.8 Children arrive from all directions to the school.</b></p> <p>3.8.1 Multiple approaches should be considered</p> <p>3.8.2 The community would like to see different entrance for each school, with a strong sense of differentiation between the two.</p> <p><b>3.9 Will the added parking on the site affect the building height?</b></p> <p>3.9.1 There is a community concern that the accommodation of new administration parking will displace the building mass and make the overall project taller.</p> <p>3.9.2 The community is concerned any added height will block sunlight for the abutters.</p> <p><b>3.10 Community would like the new project to enliven all four sides of the site.</b></p> <p>3.10.1 All sides of the site should feel safe.</p> <p>3.10.2 The existing building is too severe.</p> <p><b>3.11 Bike safety is a major concern</b></p> <p>3.11.1 How will the new project integrate bike storage?</p> <p>3.11.2 The community would like to see an expansion of bike parking if possible.</p>	
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<p><b>4.0 General</b></p> <p><b>4.1 School Schedule: Why will students be moved off-site prior to construction?</b></p> <p>4.1.1 Michael Black: Demo &amp; abatement will occur prior to construction.</p> <p>4.1.2 The City hopes to be demolishing (1) year from now.</p> <p><b>4.2 Is (4) years too long of a project schedule?</b></p> <p>4.2.1 The length of project duration will be disruptive to the existing sense of community.</p> <p>4.2.2 Is it possible to reduce the schedule by (1) year.</p> <p><b>4.3 The City of Cambridge should provide a website to allow for the exchange of idea.</b></p> <p><b>4.4 Can Arrowstreet present what the future of schools could be?</b></p> <p><b>4.5 What will education look like in the near future?</b></p> <p><b>4.6 The Parents would like to have a tour of the new Putnam Ave. School.</b></p> <p><b>4.7 Can Gold Star Pool be kept active longer?</b></p> <p><b>4.8 The City of Cambridge should keep the community abreast of the projects progress via published meeting minutes.</b></p> <p><b>4.9 Bus routing and drop off a major community concern.</b></p>	
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The above is our understanding of the content of this meeting. If you take exception to any of the above, promptly notify WRA in writing.